

\$649,900 - 51 Brookpark Crescent Sw, Calgary

MLS® #A2244762

\$649,900

3 Bedroom, 2.00 Bathroom, 1,309 sqft
Residential on 0.20 Acres

Braeside., Calgary, Alberta

If you've been searching for a home that truly stands out both inside and out, this is the one. Tucked onto a beautifully oversized pie-shaped lot, this charming bungalow offers incredible curb appeal, a front facing double garage with driveway parking and one of the most remarkable yards you'll come across in your search. The sense of privacy and tranquility is immediate as you approach the home. Between the house and garage, a peaceful front patio offers the perfect shaded retreat, ideal for your morning coffee or a quiet evening escape, while the sunny south west facing backyard invites hours of outdoor enjoyment. Meticulously landscaped with mature trees and lush greenery, the yard also features a spacious covered patio for dining and entertaining, open grassy areas for play and a powered, insulated playhouse that sparks imagination. Rough-ins are in place for a future hot tub and the layout of the yard offers beauty, function, and flexibility in every season.

Inside, you'll find a spacious dining area overlooking the front yard, complete with vaulted ceilings, a cozy wood burning fireplace and large windows outfitted with Hunter Douglas blinds to let in natural light while offering privacy. The central kitchen features white cabinetry, a central island with sit-up seating and the same vaulted ceilings that carry into the sunken living room. This light-filled space has access to the covered



patio and a separate back entrance that leads directly to the basement, making it an ideal setup for guests or future suite development (with city approval). The main floor has three bedrooms, including a generously sized primary with a 2-piece ensuite, a shared 4-piece bathroom and plenty of closet storage. The finished basement includes a large rec room with a new egress window, a den space that could easily be opened up, a gym area and a spacious utility/laundry room. With thoughtful updates over the years including windows, siding, roof, eaves, cedar entryway, furnace, hot water tank, and patio door, this home is move-in ready. Centrally located with quick access to major routes and just minutes from Southland Leisure Centre, Costco, Southland Mall, schools and more, this is a rare opportunity to own a home with features like this and packed with potential to build on them.

Built in 1977

Essential Information

| | |
|----------------|-------------|
| MLS® # | A2244762 |
| Price | \$649,900 |
| Bedrooms | 3 |
| Bathrooms | 2.00 |
| Full Baths | 1 |
| Half Baths | 1 |
| Square Footage | 1,309 |
| Acres | 0.20 |
| Year Built | 1977 |
| Type | Residential |
| Sub-Type | Detached |
| Style | Bungalow |
| Status | Active |

Community Information

Address 51 Brookpark Crescent Sw

| | |
|-------------|-----------|
| Subdivision | Braeside. |
| City | Calgary |
| County | Calgary |
| Province | Alberta |
| Postal Code | T2W 2W6 |

Amenities

| | |
|----------------|---|
| Parking Spaces | 4 |
| Parking | Double Garage Detached, Driveway, Front Drive, Garage Faces Front, Off Street |
| # of Garages | 2 |

Interior

| | |
|-------------------|---|
| Interior Features | Bathroom Rough-in, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, Separate Entrance, Vaulted Ceiling(s), Vinyl Windows |
| Appliances | Dishwasher, Electric Stove, Microwave Hood Fan, Refrigerator, Washer/Dryer, Window Coverings |
| Heating | High Efficiency, Forced Air |
| Cooling | None |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Wood Burning |
| Has Basement | Yes |
| Basement | Finished, Full |

Exterior

| | |
|-------------------|---|
| Exterior Features | Dog Run, Fire Pit, Garden, Private Yard |
| Lot Description | Back Yard, Dog Run Fenced In, Front Yard, Fruit Trees/Shrub(s), Garden, Landscaped, Lawn, Many Trees, Pie Shaped Lot, Treed |
| Roof | Asphalt Shingle |
| Construction | Wood Frame, Wood Siding |
| Foundation | Poured Concrete |

Additional Information

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|----------------|-----------------|
| Date Listed | July 31st, 2025 |
| Days on Market | 5 |
| Zoning | R-CG |

Listing Details

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| Listing Office | CIR Realty |
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